

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): East Chicago

State: IN

PJ's Total HOME Allocation Received: \$7,038,929

PJ's Size Grouping*: C

PJ Since (FY): 1994

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	C Overall
Program Progress:						
			PJs in State:	12		
% of Funds Committed	86.83 %	91.58 %	12	90.66 %	23	22
% of Funds Disbursed	81.65 %	88.00 %	11	81.06 %	41	42
Leveraging Ratio for Rental Activities	1.97	2.94	9	4.62	35	28
% of Completed Rental Disbursements to All Rental Commitments***	71.67 %	91.32 %	11	81.27 %	15	16
% of Completed CHDO Disbursements to All CHDO Reservations***	32.69 %	87.76 %	12	68.23 %	9	8
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	76.00 %	81.99 %	11	79.86 %	28	28
% of 0-30% AMI Renters to All Renters***	76.00 %	47.59 %	2	44.82 %	86	91
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	72.00 %	98.66 %	12	94.65 %	5	3
Overall Ranking:			In State:	12 / 12	Nationally:	23 19
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$18,078	\$18,174		\$25,419	25 Units	7.50 %
Homebuyer Unit	\$34,370	\$14,869		\$14,530	21 Units	6.30 %
Homeowner-Rehab Unit	\$11,533	\$15,304		\$20,251	286 Units	86.10 %
TBRA Unit	\$0	\$2,206		\$3,156	0 Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): East Chicago IN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$53,750	\$34,994	\$12,822
State:*	\$63,989	\$74,000	\$19,532
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ:	2.1 %
National Avg:	1.1 %

R.S. Means Cost Index: 1.01

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	0.0	16.7	8.8	0.0
Black/African American:	52.6	50.0	55.6	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.4	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	47.4	33.3	35.2	0.0
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HOUSEHOLD SIZE:

1 Person:	15.8	33.3	41.5	0.0
2 Persons:	73.7	16.7	26.1	0.0
3 Persons:	10.5	16.7	18.3	0.0
4 Persons:	0.0	16.7	4.2	0.0
5 Persons:	0.0	0.0	5.6	0.0
6 Persons:	0.0	0.0	3.5	0.0
7 Persons:	0.0	16.7	0.4	0.0
8 or more Persons:	0.0	0.0	0.4	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	78.9	33.3	43.0	0.0
Elderly:	15.8	0.0	45.8	0.0
Related/Single Parent:	5.3	33.3	8.8	0.0
Related/Two Parent:	0.0	33.3	1.8	0.0
Other:	0.0	0.0	0.7	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	5.3	0.0 [#]
HOME TBRA:	0.0	
Other:	5.3	
No Assistance:	89.5	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

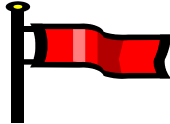
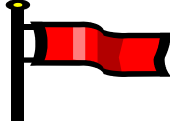
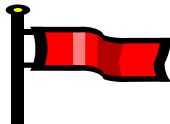
Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM SNAPSHOT WORKSHEET - RED FLAG INDICATORS

Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): East Chicago State: IN Group Rank: 23
 State Rank: 12 / 12 PJs (Percentile)
 Overall Rank: 19 (Percentile)
 Summary: 3 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	71.67	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	32.69	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	76	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	72	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	3.39	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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